

TRURO ASSESSORS OFFICE PROPERTY INSPECTIONS

Sale Inspections

Since real estate sales, considered arm's length or qualified, have a direct impact on all property assessments, the Truro Assessors Office staff continually tracks all property transfers. If you have acquired real estate in Truro in the last year and a half, you may receive a questionnaire and/or a site visit to inspect your property for verification of information in our assessment records. This process benefits property owners by insuring equitable and fair assessments for all. We would appreciate your assistance when contacted or visited. Please do not hesitate to contact the Assessor's Office at Town Hall with any questions.

Residential and Commercial Building Permit Inspections

Throughout each year, a representative of the Truro Assessors Office will be in the field to inspect residential and commercial properties with building permit work or other changes. The data collector will measure and collect information necessary to determine the extent of property improvements completed as of January 1st of the current year. If work is in progress as of that date, your Fall tax bill may include partial improvements and your property will be revisited the following year(s) to follow up until the work is complete. Questions about potential changes to the value of your property should be directed to the Assessor's Office at Town Hall.

(The above inspections could also include a 9-year cyclical review, as explained below.)

Cyclical Inspections

The Massachusetts Department of Revenue requires Assessors in the Commonwealth to visit every property in their municipality every nine years, to review exterior and interior property data for verification of what is on record. An interior inspection will also be requested as needed, according to our records of previous attempts to inspect. If no one is home at the time to allow an interior inspection, a notice is left at the door asking that the owner or a representative contact the Assessor's Office to arrange an appointment.

The Representative of the Assessor's office inspecting properties will have Town Identification including photograph, driving a Town owned vehicle, dressed in Town uniform, and will not inspect the interior of the property unless a person 18 years of age or older is present. Vendor inspectors used on behalf of the Town will have a letter from the Assessor's office introducing themselves. Your cooperation is sincerely requested and appreciated. Questions about any inquiries and/or property values should be directed to the Assessor's Office @ (508) 349-7004 Ext 116 OR write Truro Assessors Office, PO Box 2012, Truro, Ma. 02666 OR e-mail inahas@truro-ma.gov .